

Value Of Addtl. Office Bldg. Height on MoPac

Value of Additional Height	Dollars	Aff. Units @ 80% MFI	Aff. Units @ 60% MFI
1 Story (Building 4 Parcel 3) ((20,000 SF))	\$ 800,000	3	3
1 Story (Building 3 Parcel 3) ((25,000 SF))	\$1,000,000	3	3
Cost Per Unit (1 Bedroom @ 775 SF)			
Rent per Square Foot	\$ 1.84		
Mkt. Rate	\$ -		
80% MFI	\$ 227,984		
60% MFI	\$ 317,339		

Building Definitions

Building Name	Definition
Total Office Space	Total square footage of office space in entire PUD
Hotel Space	Existing future hotel parcel located across from restaurant parcel
Restaurant Parcels	Parcels with two restaurants planned across from planned hotel
Existing Residential Building	4 story residential planned for western portion of PUD
Office Bldg. 3 on MoPac (25,000 SF)	6 story office building planned for eastern portion of PUD next to Executive Center Dr. and had a floor plate of 25k SF.
Office Bldg. 4 on MoPac (20,000 SF)	North of Building 3 and is closer to Spicewood Springs and has floor plate of 20k SF.
Parking Garage on MoPac	Planned parking garage along MoPac next to Buildings 3 & 4